

**OWNERSHIP AND DEDICATION:**

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED I & J PARTNERSHIP, LP BEING THE OWNER OF CERTAIN LAND SHOWN IN THIS FINAL PLAT AND DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 2 NORTH, RANGE 68 WEST OF THE 6TH P.M., WELD COUNTY, COLORADO, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 12 AND CONSIDERING THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 12 TO BEAR SOUTH 89°31'25" EAST;

THENCE NORTH 67°38'43" EAST, A DISTANCE OF 1303.30 FEET TO THE POINT OF BEGINNING;  
 THENCE NORTH 00°28'35" EAST, A DISTANCE OF 25.07 FEET;  
 THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 213.00 FEET AND A CENTRAL ANGLE OF 14°43'30", AN ARC DISTANCE OF 54.74 FEET (CHORD BEARS NORTH 07°50'20" EAST, 54.59 FEET);  
 THENCE NORTH 15°12'05" EAST, A DISTANCE OF 58.39 FEET;  
 THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 20.00 FEET AND A CENTRAL ANGLE OF 84°13'26", AN ARC DISTANCE OF 29.40 FEET (CHORD BEARS NORTH 57°18'48" EAST, 26.82 FEET);  
 THENCE NORTH 09°25'31" EAST, A DISTANCE OF 54.00 FEET;  
 THENCE ALONG THE ARC OF A NON TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 393.00 FEET AND A CENTRAL ANGLE OF 61°59'52", AN ARC DISTANCE OF 425.25 FEET (CHORD BEARS NORTH 68°25'35" EAST, 404.81 FEET);  
 THENCE NORTH 37°25'39" EAST, A DISTANCE OF 299.69 FEET;  
 THENCE NORTH 54°08'02" WEST, A DISTANCE OF 149.93 FEET;  
 THENCE NORTH 37°09'28" EAST, A DISTANCE OF 205.39 FEET;  
 THENCE NORTH 46°57'17" EAST, A DISTANCE OF 121.94 FEET;  
 THENCE NORTH 49°40'55" EAST, A DISTANCE OF 141.59 FEET;  
 THENCE NORTH 56°25'46" EAST, A DISTANCE OF 65.00 FEET;  
 THENCE NORTH 60°10'57" EAST, A DISTANCE OF 139.73 FEET;  
 THENCE ALONG THE ARC OF A NON TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 373.00 FEET AND A CENTRAL ANGLE OF 01°30'42", AN ARC DISTANCE OF 9.84 FEET (CHORD BEARS SOUTH 19°20'30" EAST, 9.84 FEET);  
 THENCE NORTH 71°24'51" EAST, A DISTANCE OF 102.80 FEET;  
 THENCE NORTH 85°30'59" EAST, A DISTANCE OF 78.12 FEET;  
 THENCE NORTH 08°11'24" WEST, A DISTANCE OF 131.34 FEET;  
 THENCE NORTH 17°20'40" WEST, A DISTANCE OF 68.10 FEET;  
 THENCE NORTH 37°05'43" EAST, A DISTANCE OF 81.48 FEET;  
 THENCE NORTH 27°59'05" EAST, A DISTANCE OF 82.46 FEET;  
 THENCE NORTH 11°04'44" EAST, A DISTANCE OF 53.68 FEET;  
 THENCE NORTH 11°00'06" WEST, A DISTANCE OF 77.68 FEET;  
 THENCE NORTH 24°17'57" WEST, A DISTANCE OF 54.00 FEET;  
 THENCE NORTH 65°42'03" EAST, A DISTANCE OF 53.69 FEET;  
 THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 20.00 FEET AND A CENTRAL ANGLE OF 95°21'41", AN ARC DISTANCE OF 33.29 FEET (CHORD BEARS NORTH 18°01'13" EAST, 29.58 FEET);  
 THENCE ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 523.00 FEET AND A CENTRAL ANGLE OF 09°56'52", AN ARC DISTANCE OF 90.80 FEET (CHORD BEARS NORTH 34°38'04" WEST, 90.69 FEET);  
 THENCE NORTH 50°23'30" EAST, A DISTANCE OF 204.82 FEET;  
 THENCE NORTH 10°32'17" WEST, A DISTANCE OF 142.43 FEET;  
 THENCE NORTH 11°10'57" EAST, A DISTANCE OF 108.23 FEET;  
 THENCE SOUTH 89°58'03" EAST ALONG THE NORTH LINE OF SAID SOUTHWEST QUARTER OF SECTION 12, A DISTANCE OF 146.51 FEET;  
 THENCE SOUTH 00°00'54" WEST ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER, A DISTANCE OF 1356.45 FEET;  
 THENCE NORTH 89°59'06" WEST, A DISTANCE OF 179.00 FEET;  
 THENCE NORTH 00°00'54" EAST, A DISTANCE OF 67.49 FEET;  
 THENCE NORTH 89°59'08" WEST, A DISTANCE OF 140.01 FEET;  
 THENCE SOUTH 69°33'17" WEST, A DISTANCE OF 48.16 FEET;  
 THENCE SOUTH 64°17'20" WEST, A DISTANCE OF 126.49 FEET;  
 THENCE SOUTH 56°51'16" WEST, A DISTANCE OF 44.27 FEET;  
 THENCE SOUTH 37°25'39" WEST, A DISTANCE OF 140.00 FEET;  
 THENCE SOUTH 52°34'21" WEST, A DISTANCE OF 11.72 FEET;  
 THENCE SOUTH 37°25'39" WEST, A DISTANCE OF 617.84 FEET;  
 THENCE NORTH 46°35'15" WEST, A DISTANCE OF 38.04 FEET;  
 THENCE SOUTH 43°24'45" WEST, A DISTANCE OF 110.00 FEET;  
 THENCE SOUTH 46°35'15" EAST, A DISTANCE OF 43.79 FEET;  
 THENCE SOUTH 43°24'45" WEST, A DISTANCE OF 55.95 FEET;  
 THENCE SOUTH 56°54'17" WEST, A DISTANCE OF 69.31 FEET;  
 THENCE SOUTH 76°23'49" WEST, A DISTANCE OF 72.29 FEET;  
 THENCE SOUTH 84°58'33" WEST, A DISTANCE OF 66.81 FEET;  
 THENCE NORTH 89°31'25" WEST, A DISTANCE OF 205.00 FEET TO THE POINT OF BEGINNING,

CONTAINING 731,863 SQUARE FEET OR 16,801 ACRES, MORE OR LESS,

HAS LAID OUT, SUBDIVIDED AND PLATTED SAID LAND AS PER THE DRAWING HEREIN CONTAINED UNDER THE NAME AND STYLE OF THE NEIGHBORS POINT FILING NO. 2, A SUBDIVISION OF A PART OF THE TOWNSHIP OF FIRESTONE, COUNTY OF WELD, STATE OF COLORADO, AND BY THESE PRESENTS DO HEREBY DEDICATE TO THE TOWN OF FIRESTONE THE STREETS, AVENUES AND TRACT Q AS SHOWN ON THE ACCOMPANYING PLAT FOR THE PUBLIC USE THEREOF FOREVER AND DOES FURTHER DEDICATE TO THE USE OF THE TOWN OF FIRESTONE AND ALL SERVING PUBLIC UTILITIES (AND OTHER APPROPRIATE ENTITIES) THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE SO DESIGNATED AS EASEMENTS AS SHOWN.

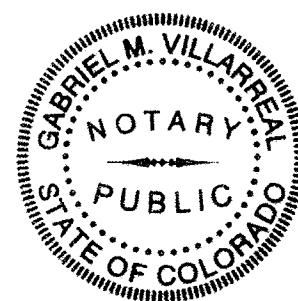
IT IS EXPRESSLY UNDERSTOOD AND AGREES BY THE UNDERSIGNED THAT ALL EXPENSES AND COST INVOLVED IN CONSTRUCTING AND INSTALLING SANITARY SEWER SYSTEM WORKS AND LINES, WATER SYSTEM WORKS AND LINES, GAS SERVICE LINES, ELECTRICAL SERVICE WORKS AND LINES, LANDSCAPING, CURBS, GUTTERS, STREET PAVEMENT, SIDEWALKS, AND OTHER SUCH UTILITIES AND SERVICES SHALL BE GUARANTEED AND PAID FOR BY THE SUBDIVIDER OR ARRANGEMENTS MADE BY THE SUBDIVIDER THEREOF WHICH ARE APPROVED BY THE TOWN OF FIRESTONE, COLORADO, AND SUCH SUMS SHALL NOT BE PAID BY THE TOWN OF FIRESTONE, AND THAT ANY ITEM SO CONSTRUCTED OR INSTALLED WHEN ACCEPTED BY THE TOWN OF FIRESTONE SHALL BECOME THE SOLE PROPERTY OF SAID TOWN OF FIRESTONE, COLORADO, EXCEPT ROADWAY, CURBS, GUTTER, AND PAVEMENT AND ITEMS OWNED MUNICIPALITY FRANCHISED UTILITIES, OTHER SERVING PUBLIC ENTITIES AND/OR OWEST, INC., WHICH WHEN CONSTRUCTED OR INSTALLED SHALL REMAIN AND/OR BECOME THE PROPERTY OF SUCH MULTIPLICITY FRANCHISED UTILITIES, OTHER SERVING PUBLIC ENTITIES, AND/OR OWEST, INC., AND SHALL NOT BECOME THE PROPERTY OF THE TOWN OF FIRESTONE, COLORADO.

OWNER: DARTMOOR NEIGHBORS POINT, LLC  
 A COLORADO LIMITED LIABILITY COMPANY

BY: Everett L. Pfeiff  
 EVERETT L. PFEIFF, AUTHORIZED AGENT  
 PURSUANT TO STATEMENT OF AUTHORITY  
 DATED NOVEMBER 1, 2005 AND  
 RECORDED IN THE REAL ESTATE RECORDS  
 OF WELD COUNTY, COLORADO

STATE OF COLORADO } SS.  
 COUNTY OF Boulder }

THE FORGOING CERTIFICATE OF OWNERSHIP  
 WAS ACKNOWLEDGED BEFORE ME THIS 30<sup>th</sup>  
 DAY OF MAY  
 A.D. 2006  
 BY GABRIEL M. VILLARRUEL  
 WITNESS MY HAND AND OFFICIAL SEAL

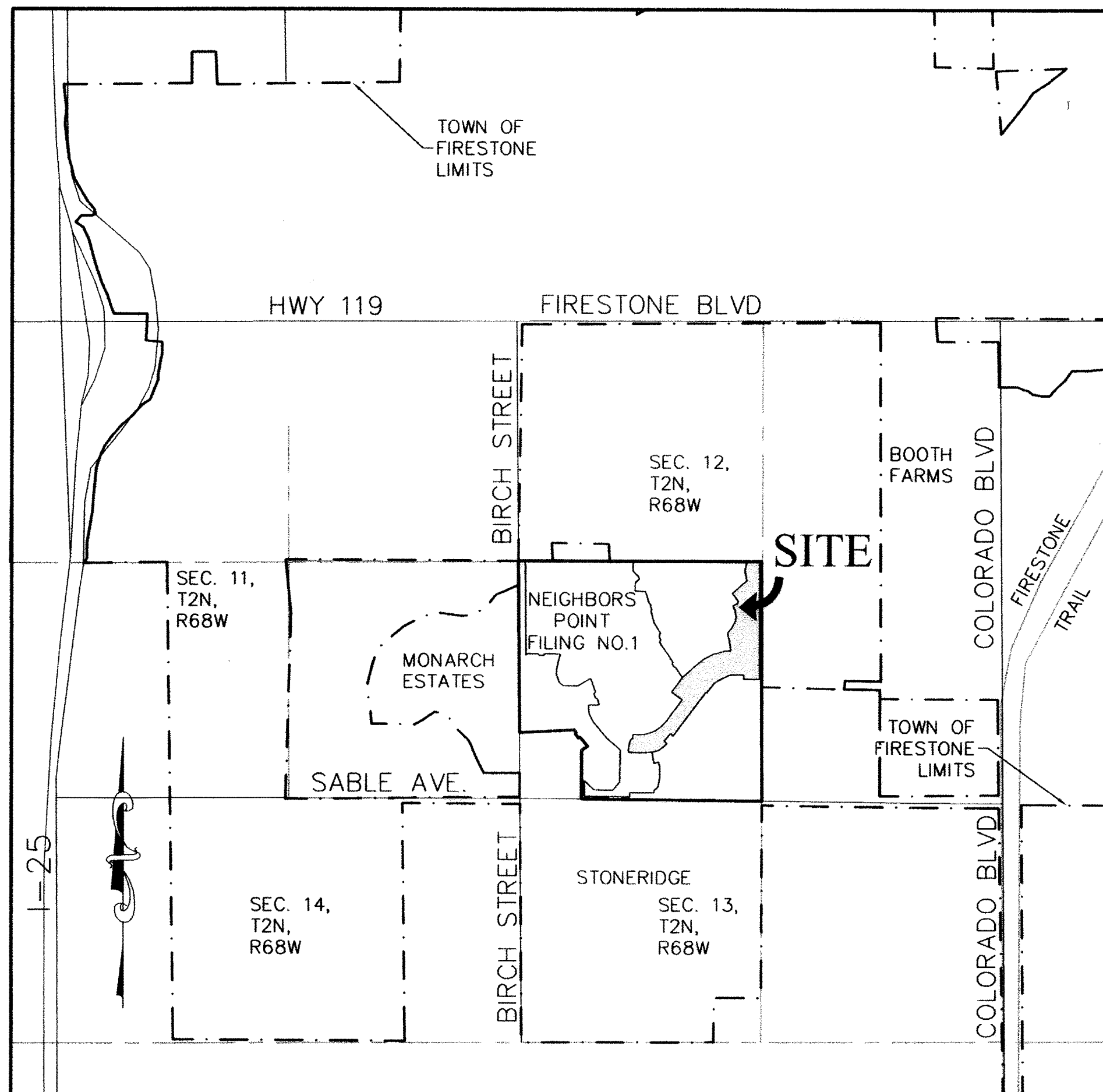


Gabriel M. Villarruel  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 9-29-07

3472263 04/30/2007 03:02P Weld County, CO  
 1 of 4 R 41.00 D 0.00 Steve Moreno Clerk & Recorder

**FINAL PLAT****NEIGHBORS POINT FILING NO. 2**

A PART OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 2 NORTH,  
 RANGE 68 WEST OF THE 6TH P.M., TOWN OF FIRESTONE,  
 COUNTY OF WELD, STATE OF COLORADO  
 SHEET 1 OF 4

**VICINITY MAP**

1"=1200'

LENDER'S CONSENT: THE UNDERSIGNED MORTGAGEE, FIRST NATIONAL BANK, FOR GOOD AND VALUABLE CONSIDERATION, DOES BY THESE PRESENTS, HEREBY SUBORDINATE ALL OF ITS RIGHTS TO SUCH FEE SIMPLE DEDICATIONS AND GRANTS OF EASEMENTS TO THE TOWN OF FIRESTONE AS ARE DEPICTED AND REFERENCED HEREON AND TO THE TERMS AND CONDITIONS OF THIS FINAL PLAT AND AGREES THAT THIS FINAL PLAT SHALL CONSTITUTE A FIRST AND PRIOR LIEN UPON NEIGHBOR'S POINT FILING NO. 2 TO THE SAME EXTENT AS THOUGH IT WERE ACTUALLY EXECUTED AND RECORDED PRIOR TO THE DEED OF TRUST ENCUMBERING THE PROPERTY FOR THE BENEFIT OF SAID MORTGAGEE.

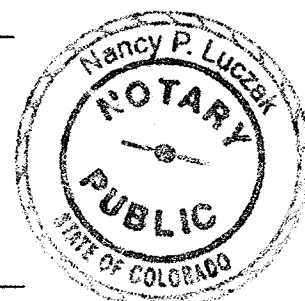
LENDER: FIRST NATIONAL BANK

BY: Joseph Lavin  
 NAME: JOSEPH LAVIN  
 TITLE: VICE PRESIDENT

STATE OF COLORADO } SS.  
 COUNTY OF LA RAZER }

THE FORGOING CERTIFICATE OF OWNERSHIP  
 WAS ACKNOWLEDGED BEFORE ME THIS 4<sup>th</sup>  
 DAY OF May  
 A.D. 2006  
 BY Nancy P. Lugal  
 WITNESS MY HAND AND OFFICIAL SEAL

Nancy P. Lugal  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 3-27-2009

**SURVEYOR'S CERTIFICATE:**

I, JOHN W. CHRISTY, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS A CORRECT DELINEATION OF THE ABOVE DESCRIBED PARCEL OF LAND.

I FURTHER CERTIFY THAT THIS FINAL PLAT AND LEGAL DESCRIPTION WERE PREPARED UNDER MY PERSONAL SUPERVISION AND IN ACCORD WITH APPLICABLE STATE OF COLORADO REQUIREMENTS ON THIS 2<sup>nd</sup> DAY OF MAY, A.D. 2006

BY John W. Christy  
 JOHN W. CHRISTY ELS# 17477

**NOTES:**

1) BASIS OF BEARINGS: THE SOUTH LINE OF THE SW 1/4 OF SECTION 12, TOWNSHIP 2 NORTH, RANGE 68 WEST OF THE 6TH PRINCIPAL MERIDIAN BEING ASSUMED TO BEAR SOUTH 89°31'25" EAST, AND IS MONUMENTED AS DEPICTED HEREON.

2) LAND TITLE GUARANTEE COMPANY. COMMITMENT NO. FC25029106-3 DATED APRIL 26, 2006 WAS RELIED UPON FOR RECORD INFORMATION REGARDING RIGHTS-OF-WAY, EASEMENTS AND ENCUMBRANCES. THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH TO DETERMINE OWNERSHIP, EASEMENT OR OTHER MATTERS OF PUBLIC RECORD BY FORESIGHT WEST SURVEYING, INC.

3) REFER TO TRACT TABLE BELOW, FOR TRACT OWNERSHIP AND MAINTENANCE DESCRIPTIONS.

4) REFER TO SHEET 4 FOR LINE AND CURVE TABLES.

5) THIS PROJECT IS NOT LOCATED WITHIN ANY FEMA REGULATED FLOODPLAIN. REFERENCE FEMA FIRM # 080266 0861C PANEL 861 OF 1075, SEPTEMBER 28, 1982.

6) WELD COUNTY IS ONE OF THE MOST PRODUCTIVE AGRICULTURAL COUNTIES IN THE UNITED STATES. THE RURAL AREAS OF WELD COUNTY MAY BE OPEN AND SPACIOUS, BUT THEY ARE INTENSIVELY USED FOR AGRICULTURE. PERSONS MOVING INTO A RURAL AREA MUST RECOGNIZE THERE ARE DRAWBACKS, INCLUDING CONFLICTS WITH LONG STANDING AGRICULTURAL PRACTICES AND A LOWER LEVEL OF SERVICES THAN IN TOWN. AGRICULTURAL USERS OF THE LAND SHOULD NOT BE EXPECTED TO CHANGE LONG ESTABLISHED AGRICULTURAL PRACTICES TO ACCOMMODATE THE INTRUSIONS OF URBAN USERS INTO RURAL AREA. WELLS RUN AGRICULTURAL ACTIVITIES WILL GENERATE OFF SITE IMPACTS, INCLUDING NOISE FROM TRACTORS, AND EQUIPMENT; DUST FROM ANIMAL PENS; FIELD WORK, HARVEST, AND GRAVEL ROADS; ODOR FROM ANIMAL CONFINEMENT, SILAGE, AND MANURE; SMOKE FROM DITCH BURNING; FLIES AND MOSQUITOES; USE OF PESTICIDES AND FERTILIZERS IN THE FIELDS, INCLUDING THE USE OF AERIAL SPRAYING. DITCHES AND RESERVOIRS CANNOT SIMPLY BE MOVED OUT OF THE WAY OF RESIDENTIAL DEVELOPMENT WITHOUT THREATENING THE EFFICIENCY DELIVERY OF IRRIGATION TO FIELDS WHICH IS ESSENTIAL TO FARM PRODUCTION.

7) BENCHMARK: ELEVATIONS ARE BASED UPON THE TOWN OF FIRESTONE BENCHMARK BM 22 WITH A PROJECT ELEVATION OF 4846.30 FEET NGVD 29. THIS POINT IS A CHISELED "X" MARKED ON THE SOUTH SIDE OF MANHOLE RIM CONCRETE LOCATED ON THE NORTH SIDE OF FIRESTONE BLVD NEAR N 1/4 CORNER SECTION 12 (THE TOWN OF FIRESTONE PUBLISHED ELEVATION IS 4846.095 FEET). THE PROJECT ELEVATION IS BASED UPON NGS BENCHMARK "P 329" & THE TOWN OF FIRESTONE BENCHMARK IS BASED UPON USGS BM "JR 46".

8) ALLOWED USES IN UTILITY EASEMENTS INCLUDE THE INSTALLATION & MAINTENANCE OF ELECTRIC, PHONE, FIBER OPTIC, CABLE TV, WATER, SEWER, GAS, POSTAL FACILITIES, HIGH VOLTAGE TRANSMISSION, DRAINAGE AND STORM DRAINS. SERVICE PROVIDERS FOR THE LINES WITHIN THESE EASEMENTS WILL INCLUDE, BUT ARE NOT LIMITED TO, QWEST FOR TELEPHONE, COMCAST FOR CABLE, UNITED POWER FOR ELECTRIC, AND KINDER MORGAN FOR GAS.

9) THE UTILITY & DRAINAGE EASEMENTS SHOWN HEREIN ARE DEDICATED TO THE TOWN OF FIRESTONE FOR THE INSTALLATION, MAINTENANCE, AND CONVEYANCE OF UTILITIES AND STORM DRAINAGE FACILITIES.

TRACT	ACRES	LAND USE	OWNER	MAINTENANCE RESPONSIBILITY
Q	1.53	PUBLIC LAND DEDICATION	TOWN	TOWN

**LEGEND**

- FOUND MONUMENT, AS NOTED
- FOUND #5 REBAR WITH PLASTIC CAP PLS# 17477
- ▲ SET #5 REBAR WITH PLASTIC CAP PLS# 17477
- ◆ ALIQUOT CORNER, AS NOTED ON PLAN

**ABBREVIATIONS**

U.D. ESMT - UTILITY & DRAINAGE EASEMENT  
 SAN. SEW. ESMT - SANITARY SEWER EASEMENT  
 UTIL ESMT - UTILITY EASEMENT

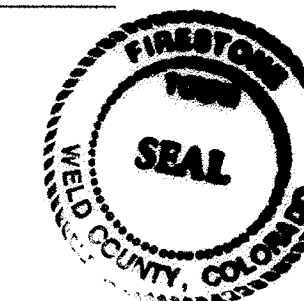
**SHEET INDEX:**

- |   |             |
|---|-------------|
| 1 | COVER SHEET |
| 2 | FINAL PLAT  |
| 3 | FINAL PLAT  |
| 4 | FINAL PLAT  |

**TOWN APPROVAL:**

THIS IS TO CERTIFY THAT THE PLAT OF NEIGHBORS POINT FILING NO. 2 WAS APPROVED ON THIS 10<sup>th</sup> DAY OF June, 2004, AND THAT THE MAYOR OF THE TOWN OF FIRESTONE ON BEHALF OF THE TOWN OF FIRESTONE, HEREBY ACKNOWLEDGES SAID PLAT UPON WHICH THIS CERTIFICATE IS ENDORSED FOR ALL PURPOSES INDICATED THEREON.

Mayor  
 MAYOR  
Judy L. Hegwood  
 ATTEST: TOWN CLERK

**OWNER/DEVELOPER:**

DARTMOOR NEIGHBORS POINT, LLC  
 6530 DAYLILLY CT.  
 NIWOTI, CO 80503

(303) 749-8863  
 (303) 652-4147 fax

CONTACT: EVERETT PFEIFF

**ENGINEER:**

PEAK CIVIL CONSULTANTS, INC.  
 2828 SPEER BLVD.  
 SUITE 201  
 DENVER, CO 80211

(720) 855-3859  
 (720) 855-3860 fax

CONTACT: BOB KELSEY

**SURVEYOR:**

FORESIGHT WEST SURVEYING, INC.  
 12424 EAST WEAVER PLACE  
 SUITE 100  
 ENGLEWOOD, CO 80111

(303) 504-4440  
 (303) 759-0400 fax

CONTACT: JOHN CHRISTY

**FIRESTONE INFORMATION BLOCK**

Name of Submittal: Neighbors Point  
 Type of Submittal: Cover Sheet  
 Filing Number: 2  
 Phase Number:  
 Sheet Title: Final Plat

Preparation Date: August 15, 2003

Revision Date: January 15, 2004 Revision Date: January 7, 2005

Revision Date: May 18, 2004 Revision Date: August 12, 2005

Revision Date: July 16, 2004 Revision Date: April 27, 2006

Sheet 1 OF 4

**FORESIGHT WEST SURVEYING INC.**

12424 E. Weaver Place, Englewood, CO 80111 303-504-4440 303-759-0400 Fax  
 Boundary Control Construction Oil and Mineral Global Positioning

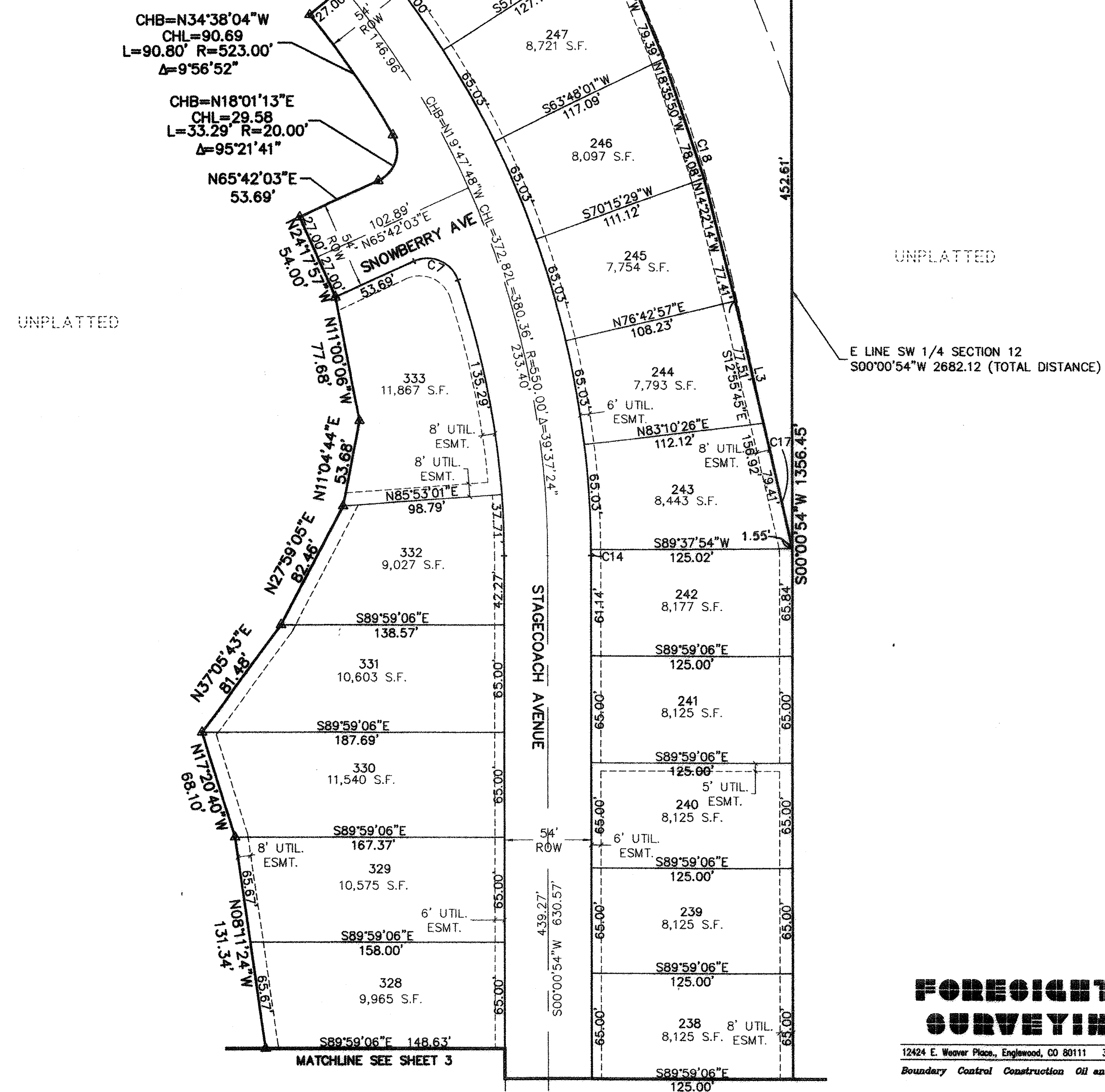




**NEIGHBORS POINT FILING NO. 2**

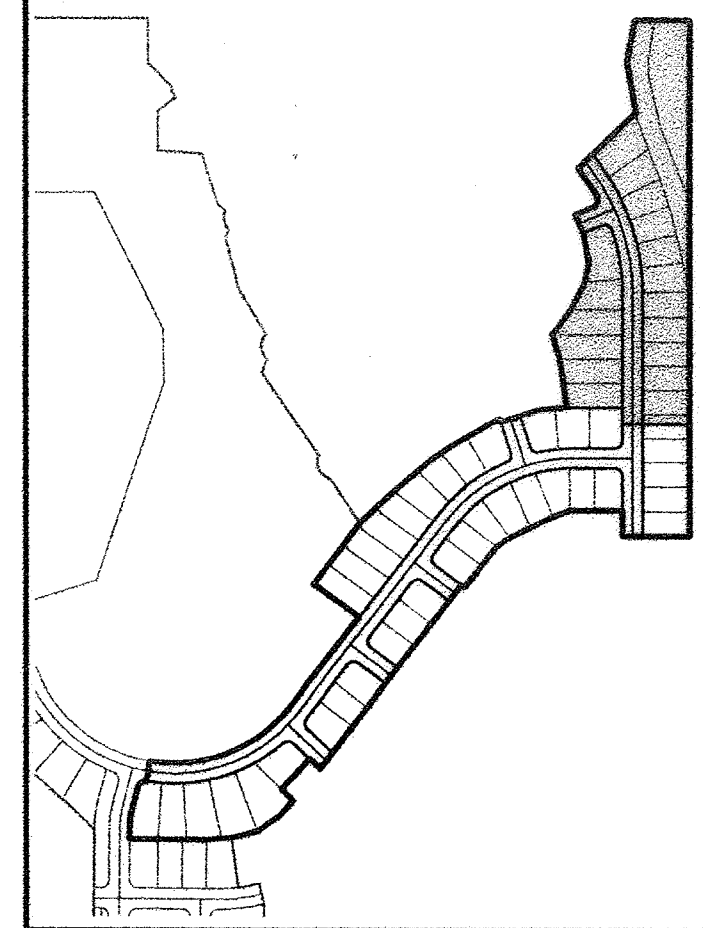
SHEET 2 OF 4

3472263 04/30/2007 03:02P Weld County, CO  
2 of 4 R 41.00 D 0.00 Steve Moreno Clerk & Recorder

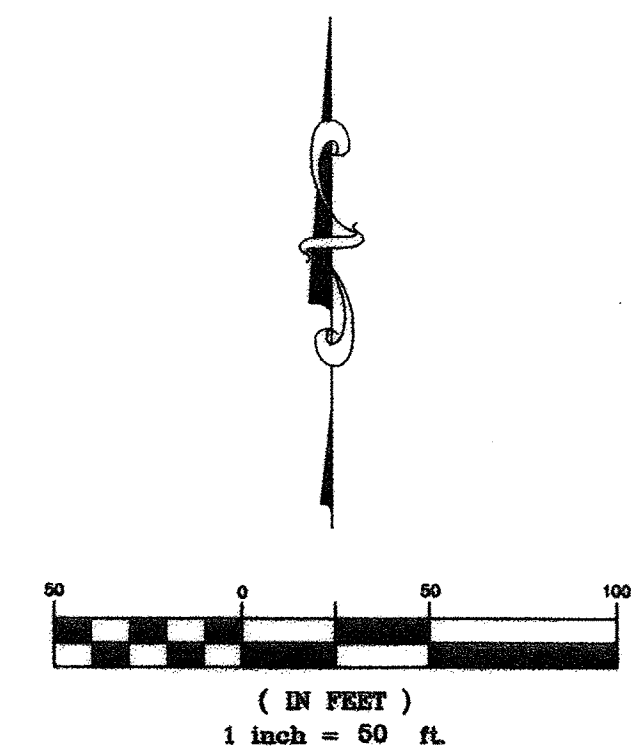


**FORESIGHT WEST  
SURVEYING INC.**

12424 E. Weaver Place., Englewood, CO 80111 303-504-4440 303-759-0400 Fax  
Boundary Control Construction Oil and Mineral Global Positioning



KEY MAP  
NTS



LEGEND

- FOUND MONUMENT, AS NOTED
- ◎ FOUND #5 REBAR WITH PLASTIC CAP PLS# 17477
- ▲ SET #5 REBAR WITH PLASTIC CAP PLS# 17477
- ⊕ ALIQUOT CORNER, AS NOTED  
ON PLAN

### ABBREVIATIONS

U.D. ESMT - UTILITY & DRAINAGE EASEMENT  
SAN. SEW. ESMT - SANITARY SEWER EASEMENT  
UTIL ESMT - UTILITY EASEMENT

# FIRESTONE INFORMATION BLOCK

Name of Submittal: Neighbors Point

Type of Submittal: Final Plat

Filing Number: 2

Phase Number:

Sheet Title: Final Plat

Preparation Date: August 15, 2003

Revision Date: January 15, 2004

Revision Date: May 18, 2004

Revision Date: July 16, 2004

Revision Date: July 16, 2004 Revision Date: \_\_\_\_\_  
 \_\_\_\_\_  
 Sheet 10 of 14

Sheet 2 OF 4



**PEAK CIVIL CONSULTANTS**  
CIVIL ENGINEERING & LAND  
DEVELOPMENT SERVICES



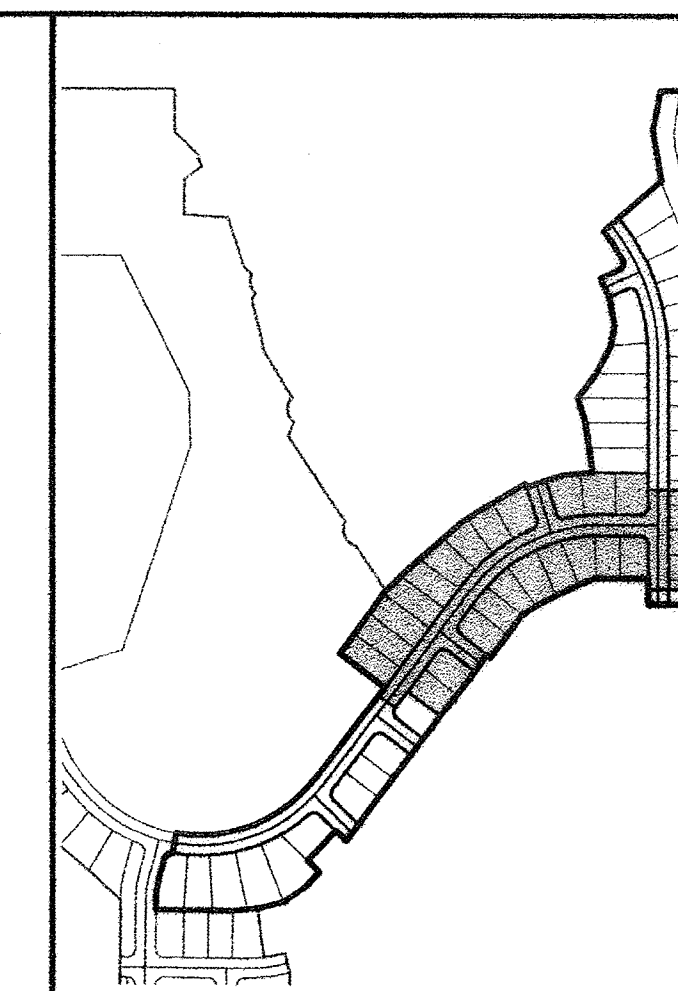
2828 SPEER BLVD., SUITE 201  
DENVER, COLORADO 80211  
720.855.3859 720.855.3860 FAX  
CONTACT: BOB KELSEY

# FINAL PLAT

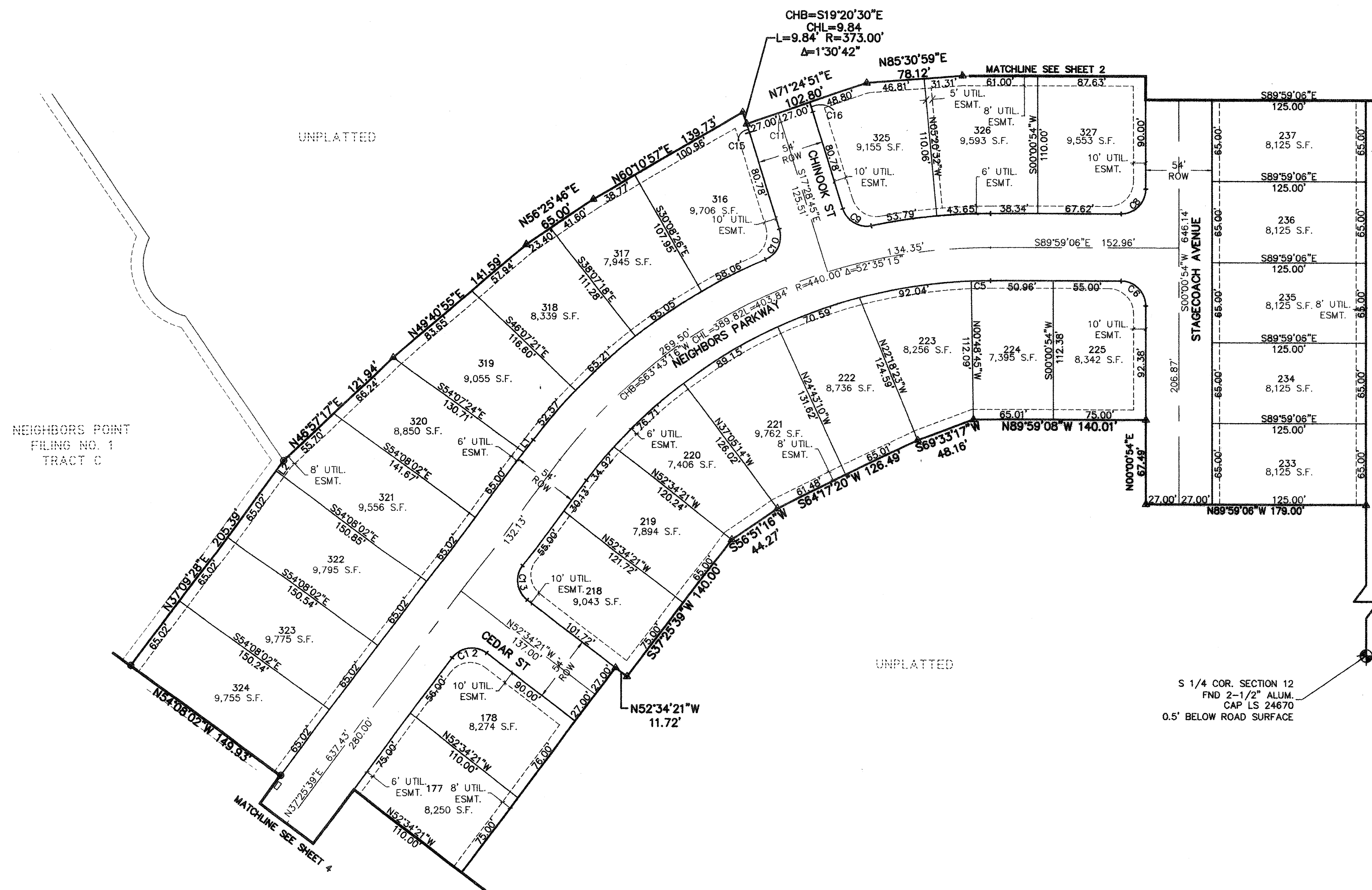
## NEIGHBORS POINT FILING NO.2

A PART OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 2 NORTH,  
RANGE 68 WEST OF THE 6TH P.M., TOWN OF FIRESTONE,  
COUNTY OF WELD, STATE OF COLORADO

SHEET 3 OF 4



KEY MAP  
NTS



### LEGEND

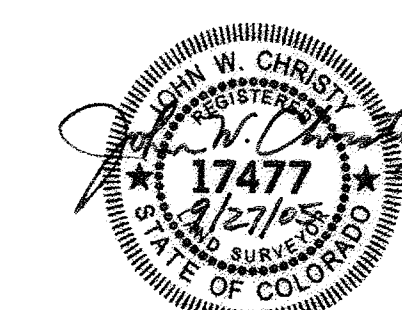
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### FIRESTONE INFORMATION BLOCK

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PEAK CIVIL CONSULTANTS  
CIVIL ENGINEERING & LAND  
DEVELOPMENT SERVICES



2828 SPEER BLVD., SUITE 201  
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720.855.3859 720.855.3860 FAX  
CONTACT: BOB KELSEY

**FORESIGHT WEST  
SURVEYING INC.**

12424 E. Weaver Place, Englewood, CO 80111 303-504-4440 303-759-0400 Fax  
Boundary Control Construction Oil and Mineral Global Positioning



entirety to meet  
outing of  
around March 1st  
using the plat

3472263 04/30/2007 03:02P Weld County, CO  
4 of 4 R 41.00 D 0.00 Steve Moreno Clerk & Recorder

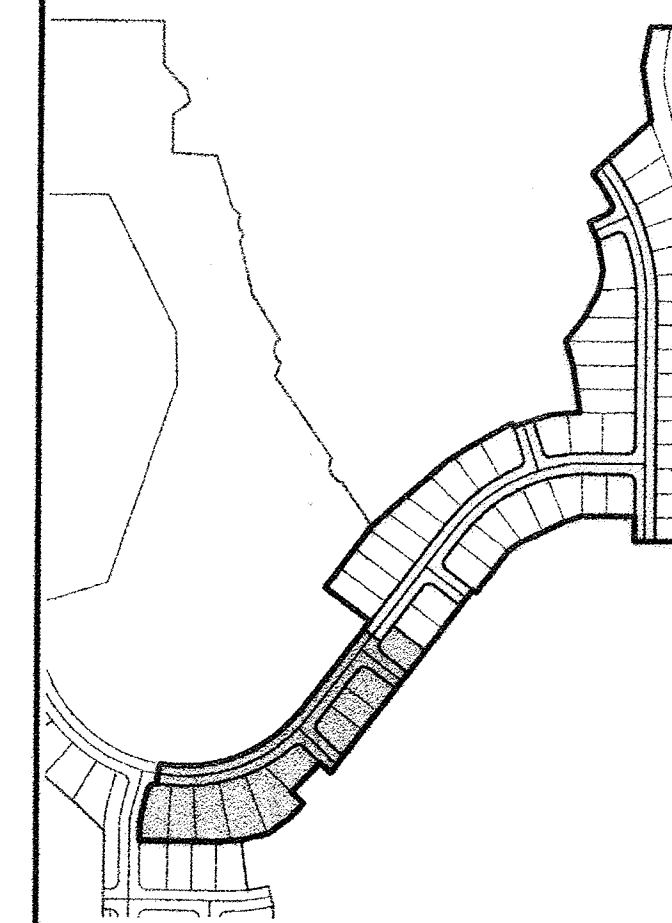
# FINAL PLAT

## NEIGHBORS POINT FILING NO. 2

A PART OF THE SOUTHWEST 1/4 OF SECTION 12,  
TOWNSHIP 2 NORTH, RANGE 68 WEST OF THE 6TH P.M.,  
TOWN OF FIRESTONE,  
COUNTY OF WELD, STATE OF COLORADO  
SHEET 4 OF 4

LINE TABLE		
LINE	LENGTH	BEARING
L1	12.64'	S37°25'39"W
L2	10.34'	N37°09'28"E
L3	121.53'	N12°31'55"W
L4	93.48'	N22°16'48"W
L5	55.24'	N10°28'31"W
L6	58.85'	N11°10'57"E
L7	57.81'	N11°10'57"E
L8	55.24'	N10°28'31"W

CURVE TABLE					
CURVE	DELTA	LENGTH	RADIUS	CHB	CHL
C1	84°13'26"	29.40'	20.00'	N88°41'58"W	26.82
C2	85°01'26"	29.68'	20.00'	S04°04'32"E	27.03
C3	90°00'00"	31.42'	20.00'	S82°25'39"W	28.28
C4	90°00'00"	31.42'	20.00'	S07°34'21"E	28.28
C5	21°02'24"	15.66'	413.00'	S88°58'42"W	15.66
C6	90°00'00"	31.42'	20.00'	N44°59'06"W	28.28
C7	95°21'41"	33.29'	20.00'	N66°37'06"W	29.58
C8	90°00'00"	31.42'	20.00'	N45°00'54"E	28.28
C9	84°27'43"	29.48'	20.00'	S59°42'37"E	26.88
C10	84°27'43"	29.48'	20.00'	N24°45'06"E	26.88
C11	1°06'23"	7.72'	400.00'	N18°01'57"W	7.72
C12	90°00'00"	31.42'	20.00'	S82°25'39"W	28.28
C13	90°00'00"	31.42'	20.00'	S07°34'21"E	28.28
C14	02°3'00"	3.86'	577.00'	S00°10'36"E	3.86
C15	1°06'23"	7.72'	373.00'	N18°01'57"W	7.72
C16	1°06'23"	8.25'	427.00'	N18°01'57"W	8.25
C17	02°8'48"	47.20'	5633.43'	S12°58'35"E	47.20
C18	9°44'53"	159.08'	935.00'	N17°24'22"W	158.88
C19	11°48'18"	95.81'	465.00'	S16°22'39"E	95.64
C20	21°39'27"	100.17'	265.00'	S00°21'13"W	99.57
C21	2°29'26"	24.56'	565.00'	N09°56'14"E	24.56
C22	21°39'27"	51.03'	135.00'	S00°21'13"W	50.73
C23	11°41'54"	68.40'	335.00'	S16°19'27"E	68.28



KEY MAP  
NTS

